



SUN STATE TOWERS

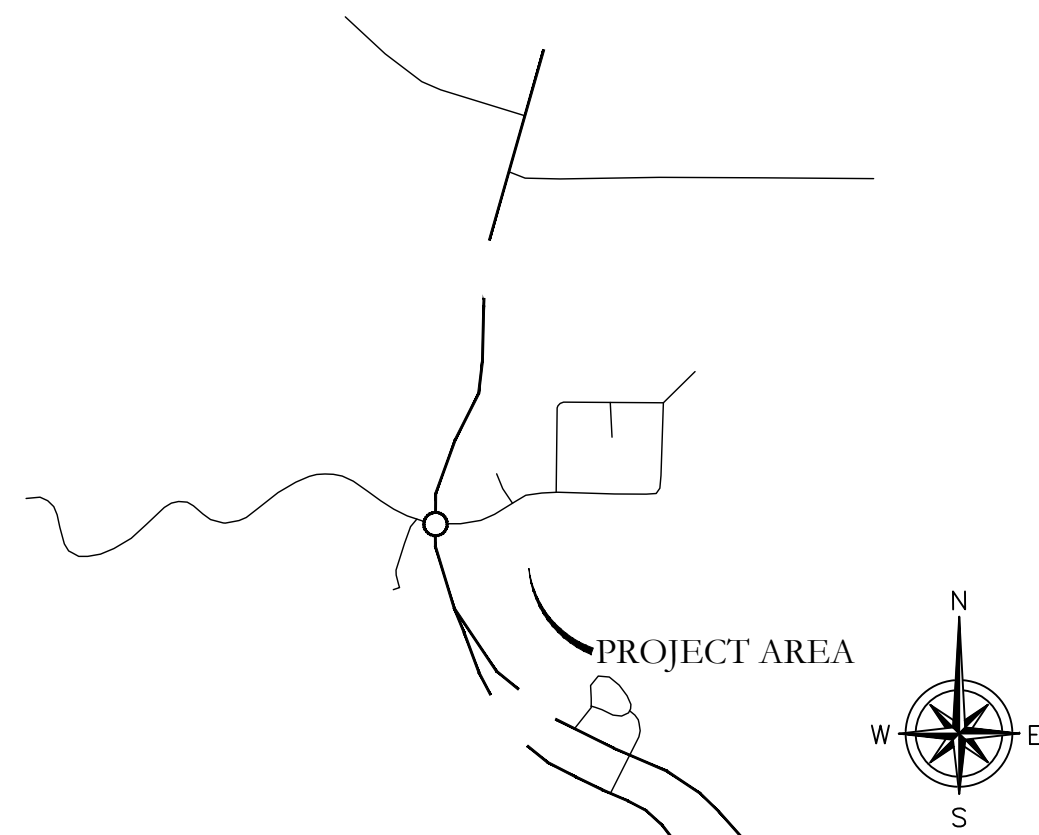
AZ09-032 MEADOW/AZ2 RUFOUS

APN: 401-34-011Z
110 INDIAN CLIFFS ROAD
SEDONA, AZ 86336
COCONINO COUNTY

SITE DIRECTIONS

DEPART 126 W GEMINI DR, TEMPE, AZ 85283 ON W GEMINI DR (WEST). TURN LEFT (SOUTH) ONTO ASH AVE. TURN RIGHT ONTO W GUADALUPE RD. TURN RIGHT ONTO S KYRENE RD. TURN LEFT ONTO W BASELINE RD. TURN RIGHT TO MERGE ONTO I-10 W TOWARD PHOENIX/US-60 W, MERGE ONTO I-10 W. TAKE EXIT FOR I-17 N/FLAGSTAFF. TAKE EXIT 298 FOR STATE HWY 179 N TOWARD SEDONA. TURN LEFT ONTO AZ-179 N. CONTINUE STRAIGHT ONTO AZ-179 N THROUGH 2 DIFFERENT TRAFFIC CIRCLES. TAKE THE 2ND EXIT AND STAY ON AZ-179 N THROUGH 2 DIFFERENT TRAFFIC CIRCLES. AT THE NEXT TRAFFIC CIRCLE, TAKE THE 1ST EXIT ONTO INDIAN CLIFFS RD. ARRIVE AT 110 INDIAN CLIFFS ROAD ON THE RIGHT.

VICINITY MAP



PROJECT DESCRIPTION

THE PROJECT CONSISTS OF THE PLACEMENT OF (2) PROPOSED PREMANUFACTURED STATE APPROVED OUTDOOR EQUIPMENT CABINETS WITHIN A PROPOSED 40' X 20' SUN STATE TOWERS CMU SCREENED COMPOUND - (9) PROPOSED ANTENNAS MOUNTED ON 50' HIGH MONOPINE AND ASSOCIATED GROUND EQUIPMENT.

DEVELOPMENT AND CONSTRUCTION OF THIS PROJECT WILL COMPLY WITH ALL APPLICABLE CODES AND ORDINANCES.

THIS PROJECT DOES NOT INCLUDE WATER OR SEWER.

EXISTING PARKING IS NOT AFFECTED BY THIS PROJECT.

SHEET INDEX

- T-1 PROJECT INFORMATION AND DATA
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- A-3 ELEVATIONS
- A-4 ELEVATIONS

CLIENT

VERIZON WIRELESS
126 W. GEMINI DR.
TEMPE, AZ 85283
CONTACT: MICHAEL HOFFMAN
PHONE: (602) 510-0061

PROPERTY OWNER

SEDONA UNITED METHODIST CHURCH
110 INDIAN CLIFFS ROAD
SEDONA, AZ 86336

TOWER OWNER

SUN STATE TOWERS
1426 N. MARVIN STREET #101
GILBERT, AZ 85233
CONTACT: CHAD WARD
PHONE: (602) 463-9514

SITE ACQUISITION

SUN STATE TOWERS
1426 N. MARVIN STREET #101
GILBERT, AZ 85233
CONTACT:
MICHELLE LAMOUREUX
PHONE: (480) 664-9588 EXT. 230

DESIGNER

SUN STATE TOWERS
1426 N. MARVIN STREET #101
GILBERT, AZ 85233
CONTACT: JACOB CARLEN
PHONE: (602) 369-0216

PROJECT DATA

ZONING: -
APN: 401-34-011Z
USE: COMMERCIAL/
TELECOMMUNICATION FACILITY
PARENT PARCEL: 136,891.25 SQ. FT
PROPOSED LEASE AREA: 800 SQ. FT

JURISDICTION: CITY OF SEDONA
BUILDING CODES: 2006 INTERNATIONAL BUILDING CODES
2005 NATIONAL ELECTRIC CODES
2006 INTERNATIONAL MECHANICAL CODE
2006 INTERNATIONAL FUEL GAS CODE

PROPOSED LATTICE TOWER LOCATION

LATITUDE: 34° 49' 34.104" NORTH (NAD83)
LONGITUDE: 111° 46' 37.614" WEST (NAD83)
ELEVATION @ GRADE = 4272.2' (NAVD88)

GENERAL NOTES

1. THIS WIRELESS TELECOMMUNICATIONS FACILITY WILL MEET THE HEALTH AND SAFETY STANDARDS FOR ELECTROMAGNETIC FIELD EMISSIONS AS ESTABLISHED BY THE FEDERAL COMMUNICATIONS COMMISSION OR ANY SUCCESSOR THEREOF, AND ANY OTHER FEDERAL OR STATE AGENCY.
2. THIS WIRELESS TELECOMMUNICATIONS FACILITY WILL MEET THE REGULATIONS OF THE FEDERAL COMMUNICATIONS COMMISSION REGARDING PHYSICAL AND ELECTROMAGNETIC INTERFERENCE.
3. LIGHTING OR SIGNS WILL BE PROVIDED ONLY AS REQUIRED BY FEDERAL OR STATE AGENCIES.

APPROVALS

(RF): _____ DATE: _____
(CONST): _____ DATE: _____
(RE): _____ DATE: _____
LANDLORD: _____ DATE: _____

PREPARED FOR:

verizon

126 W. GEMINI DR. TEMPE, AZ 85283
PHONE: (480) 777-4360
FAX: (480) 777-4391

CONSULTING FIRM

**SUN STATE
TOWERS**
1426 NORTH MARVIN STREET #101
GILBERT, AZ 85233
PHONE: 480-664-9588 - FAX 480-664-9850

PROJECT NO: 0000
DRAWN BY: JMC
CHECKED BY: GH

REV	DATE	DESCRIPTION
0	1/18/16	100% ISSUE FOR SUBMITTAL
A	12/16/15	90% ISSUE FOR REVIEW
REV	DATE	DESCRIPTION

FOR REVIEW
ONLY
NOT FOR
CONSTRUCTION

AZ09-032 MEADOW/
AZ2 RUFOUS

110 INDIAN CLIFFS ROAD
SEDONA, AZ 86336

SHEET TITLE
PROJECT
INFORMATION
AND DATA

SHEET NUMBER

T-1

LESSOR'S LEGAL DESCRIPTION

PARCEL NO. 1:
A PARCEL OF LAND SITUATED I THE SOUTH HALF OF THE SOUTHWEST QUARTER OF THE NORTHWEST QUARTER OF SECTION 30, TOWNSHIP 17 NORTH, RANGE 6 EAST OF THE GILA AND SALT RIVER BASE AND MERIDIAN IN COCONINO COUNTY, ARIZONA, BEING MORE PARTICULARLY DESCRIBED AS FOLLOWS:
COMMENCING AT THE WEST QUARTER CORNER OF SAID SECTION 30, FROM WHICH THE NORTHWEST CORNER OF SAID SECTION 30 LIES NORTH 01 DEGREES 14 MINUTES 00 SECONDS EAST, A DISTANCE OF 2,639.14 FEET; THENCE FROM SAID WEST QUARTER CORNER OF SECTION 30, SOUTH 89 DEGREES 07 MINUTES 49 SECONDS EAST, A DISTANCE OF 753.85 FEET ALONG THE SOUTH LINE OF THE NORTHWEST QUARTER OF SAID SECTION 30 TO A POINT; THENCE NORTH 00 DEGREES 33 MINUTES 56 SECONDS EAST, DISTANCE OF 165.46 FEET TO THE TRUE POINT OF BEGINNING; THENCE NORTH 00 DEGREES 33 MINUTES 56 SECONDS EAST, A DISTANCE OF 165.46 FEET TO A POINT ON THE NORTH LINE OF THE SOUTH HALF OF THE SOUTH HALF OF THE SOUTHWEST QUARTER OF THE NORTHWEST QUARTER OF SAID SECTION 30; THENCE SOUTH 89 DEGREES 12 MINUTES 33 SECONDS EAST, A DISTANCE OF 182.50 FEET ALONG SAID NORTH LINE OF THE SOUTH HALF OF THE SOUTH HALF OF THE SOUTHWEST QUARTER OF THE NORTHWEST QUARTER OF SAID SECTION 30 TO A POINT; THENCE SOUTH 00 DEGREES 33 MINUTES 56 SECONDS WEST, A DISTANCE OF 165.59 FEET TO A POINT; THENCE NORTH 89 DEGREES 10 MINUTES 11 SECONDS WEST, A DISTANCE OF 182.50 FEET TO THE POINT OF BEGINNING.

PARCEL NO. 2:

A PARCEL OF LAND IN THE NORTHWEST QUARTER OF SECTION 30, TOWNSHIP 17 NORTH, RANGE 6 EAST OF THE GILA AND SALT RIVER BASE AND MERIDIAN, COCONINO COUNTY, ARIZONA, MORE PARTICULARLY DESCRIBED AS FOLLOWS:
BEGINNING AT A POINT ON THE SOUTH LINE OF THE NORTHWEST QUARTER OF SAID SECTION 30, BEING SOUTH 89 DEGREES 35 MINUTES 10 SECONDS EAST, A DISTANCE OF 370.96 FEET FROM THE WEST QUARTER CORNER OF SAID SECTION 30; THENCE CONTINUING SOUTH 88 DEGREES 35 MINUTES 10 SECONDS EAST ALONG THE SOUTH LINE OF THE NORTHWEST QUARTER OF SAID SECTION 30, A DISTANCE OF 382.89 FEET; THENCE NORTH 01 DEGREES 06 MINUTES 35 SECONDS EAST A DISTANCE OF 330.90 FEET TO THE NORTH LINE OF THE SOUTH HALF OF THE SOUTH HALF OF THE SOUTH HALF OF THE NORTHWEST QUARTER OF SAID SECTION 30; THENCE NORTH 88 DEGREES 38 MINUTES 35 SECONDS WEST ALONG THE NORTH LINE OF THE SOUTH HALF OF THE SOUTH HALF OF THE SOUTH HALF OF THE NORTHWEST QUARTER OF SAID SECTION 30, A DISTANCE OF 379.88 FEET TO THE NORTHWEST CORNER OF THE SOUTHEAST QUARTER OF THE SOUTHWEST QUARTER OF THE SOUTHWEST QUARTER OF THE NORTHWEST QUARTER OF SAID SECTION 30; THENCE SOUTH 01 DEGREES 39 MINUTES 55 SECONDS WEST ALONG THE WEST LINE OF THE SOUTHEAST QUARTER OF THE SOUTHWEST QUARTER OF THE SOUTHWEST QUARTER OF THE NORTHWEST QUARTER OF SAID SECTION 30, A DISTANCE OF 330.52 FEET TO THE POINT OF BEGINNING, EXCEPTING THEREFROM THAT PORTION OF THE NORTHWEST QUARTER OF SECTION 30, TOWNSHIP 17 NORTH, RANGE 6 EAST OF THE GILA AND SALT RIVER BASE AND MERIDIAN, COCONINO COUNTY, ARIZONA, CONVEYED TO THE CITY OF SEDONA IN DEED RECORDED IN DOCKET 1492, PAGE 950, MORE PARTICULARLY DESCRIBED AS FOLLOWS:
COMMENCING AT THE WEST QUARTER CORNER OF SECTION 30, FROM WHICH THE NORTHWEST CORNER OF SECTION 30 BEARS NORTH 01 DEGREES 14 MINUTES 00 SECONDS EAST (BASIS OF BEARING) A DISTANCE OF 2639.14 FEET; THENCE NORTH 01 DEGREES 14 MINUTES 00 SECONDS EAST, A DISTANCE OF 329.89 FEET; THENCE SOUTH 89 DEGREES 12 MINUTES 33 SECONDS EAST, A DISTANCE OF 381.72 FEET TO THE EASTERLY RIGHT-OF-WAY LINE OF ARIZONA HIGHWAY 179 AND THE TRUE POINT OF BEGINNING; THENCE CONTINUING SOUTH 89 DEGREES 12 MINUTES 33 SECONDS EAST, A DISTANCE OF 223.80 FEET TO A POINT OF NON-TANGENT CURVATURE, THE CENTRAL POINT OF WHICH BEARS NORTH 34 DEGREES 18 MINUTES 21 SECONDS WEST, A DISTANCE OF 275.00 FEET; THENCE SOUTHWESTERLY ALONG SAID NON-TANGENT CURVE TO THE RIGHT THROUGH A CENTRAL ANGLE OF 35 DEGREES 05 MINUTES 48 SECONDS, A DISTANCE OF 168.45 FEET; THENCE NORTH 89 DEGREES 12 MINUTES 33 SECONDS WEST, A DISTANCE OF 48.74 FEET TO POINT OF CURVATURE; THENCE THROUGH A CENTRAL ANGLE OF 90 DEGREES 27 MINUTES 23 SECONDS ALONG SAID CURVE TO THE LEFT A DISTANCE OF 31.58 FEET, THE CENTRAL POINT OF SAID CURVE BEARS SOUTH 00 DEGREES 47 MINUTES 27 SECONDS WEST, A DISTANCE OF 20.00 FEET; THENCE ALONG THE NON-TANGENT CURVED EASTERLY RIGHT-OF-WAY LINE OF ARIZONA HIGHWAY 179, THROUGH A CENTRAL ANGLE OF 05 DEGREES 53 MINUTES 30 SECONDS, THE CENTRAL POINT OF WHICH BEARS SOUTH 89 DEGREES 39 MINUTES 56 SECONDS EAST 683.20 FEET A DISTANCE OF 70.25 FEET TO THE POINT OF BEGINNING, AND EXCEPT ANY PORTION OF THE ABOVE DESCRIBED PROPERTY LYING WEST OF THE FOLLOWING DESCRIBED LINE CONVEYED TO THE STATE OF ARIZONA BY AND THROUGH ITS DEPARTMENT OF TRANSPORTATION BY WARRANTY DEED RECORDED IN RECORDING NO. 2006-3377347, THE LINE IS DESCRIBED AND FOLLOWS:
COMMENCING AT A BUREAU OF LAND MANAGEMENT (B.L.M.) BRASS CAP MARKING THE WEST QUARTER CORNER OF SECTION 30, TOWNSHIP 17 NORTH, RANGE 6 EAST OF THE GILA AND SALT RIVER BASE AND MERIDIAN, BEING NORTH 89 DEGREES 11 MINUTES 14 SECONDS WEST 1489.37 FEET FROM A B.L.M. BRASS CAP MARKING THE NORTHEAST CORNER OF LOT 20 OF SAID SECTION 30; THENCE ALONG THE EAST - WEST MID-SECTION LINE OF SAID SECTION 30, SOUTH 89 DEGREES 11 MINUTES 14 SECONDS EAST 459.23 FEET TO THE POINT OF BEGINNING; THENCE NORTH 25 DEGREES 30 MINUTES 01 SECONDS WEST 37.95 FEET; THENCE NORTH 52 DEGREES 08 MINUTES 04 SECONDS WEST 12.11 FEET; THENCE NORTH 18 DEGREES 12 MINUTES 36 SECONDS WEST 77.43 FEET; THENCE NORTH 12 DEGREES 42 MINUTES 36 SECONDS WEST 90.21 FEET TO THE EXISTING EASTERLY RIGHT OF WAY LINE OF SAID STATE ROUTE 179; THENCE ALONG SAID EXISTING EASTERLY RIGHT OF WAY LINE OF STATE ROUTE 179 FROM A LOCAL TANGENT BEARING OF NORTH 4 DEGREES 37 MINUTES 03 SECONDS WEST ALONG A CURE TO THE RIGHT HAVING A RADIUS OF 683.20 FEET, A LENGTH OF 32.93 FEET; THENCE NORTH 34 DEGREES 33 MINUTES 21 SECONDS EAST 32.93 FEET; THENCE 77 DEGREES 48 MINUTES 28 SECONDS EAST 30.29 FEET; THENCE NORTH 0 DEGREES 50 MINUTES 32 SECONDS EAST 11.27 FEET TO THE POINT OF ENDING ON THE SOUTH LINE OF INDIAN CLIFFS ROAD; AND

PARCEL NO. 3:

AN EASEMENT FOR UTILITY PURPOSES AND RIGHTS INCIDENT THERETO, AS CREATED IN INSTRUMENT RECORDED IN DOCKET 1171, PAGE 851, RECORDS OF COCONINO COUNTY, ARIZONA.

PARCEL NO. 4:

AN EASEMENT FOR UTILITIES, CREATED BY INSTRUMENT RECORDED IN DOCKET 1226, PAGE 281, RECORDS OF COCONINO COUNTY, ARIZONA.

SCHEDULE B EXCEPTIONS

- AN EASEMENT FOR INGRESS, EGRESS, UTILITIES AND ALL OTHER MATTERS AS SET FORTH THEREIN, RECORDED IN DOCKET 769, PAGE 432, QUIT CLAIM DEED RECORDED IN DOCKET 1157, PAGE 236, PARTIAL RELEASE RECORDED IN DOCKET 1182, PAGE 304, RELEASE RECORDED IN DOCKET 1172, PAGE 46 AN QUIT CLAIM DEED RECORDED IN DOCKET 1180, PAGE 528 OF OFFICIAL RECORDS.
- AN EASEMENT FOR INGRESS, EGRESS AND UTILITIES AND ALL OTHER MATTERS AS SET FORTH THEREIN, RECORDED IN DOCKET 1131, PAGE 347 AND RECORDED IN DOCKET 1180, PAGE 531 OF OFFICIAL RECORDS.
- AN EASEMENT FOR TELEPHONE EQUIPMENT AND ALL OTHER MATTERS AS SET FORTH THEREIN, RECORDED IN DOCKET 1157, PAGE 236 OF OFFICIAL RECORDS.
- AN EASEMENT FOR PIPELINE AND ALL OTHER MATTERS AS SET FORTH THEREIN, RECORDED IN DOCKET 1468, PAGE 218 OF OFFICIAL RECORDS.
- AN EASEMENT FOR PUBLIC ACCESS, DRAINAGE AND ALL OTHER MATTERS AS SET FORTH THEREIN, RECORDED IN DOCKET 1492, PAGE 950 OF OFFICIAL RECORDS.
- ALL MATTERS AS SET FORTH IN LICENSE AGREEMENT RECORDED AS 2002-3140767 OF OFFICIAL RECORDS.
- ALL MATTERS AS SET FORTH IN COCONINO COUNTY COMBINATION/SPLIT REQUEST FORM RECORDED AS 2002-3168067 OF OFFICIAL RECORDS.
- AN UNRECORDED LEASE DATED OCTOBER 3, 2002, EXECUTED BY SEDONA UNITED METHODIST CHURCH, AN ARIZONA NON-PROFIT CORPORATION AS LESSOR AND AT&T WIRELESS PCS, LLC, A DELAWARE LIMITED LIABILITY COMPANY AS LESSEE, AS DISCLOSED BY A(N) MEMORANDUM OF LEASE RECORDED AS 2003-3190059 OF OFFICIAL RECORDS. THEREAFTER FIRST AMENDMENT RECORDED AS 2004-3257105 OF OFFICIAL RECORDS. THEREAFTER SECOND AMENDMENT RECORDED AS 2011-3604508 OF OFFICIAL RECORDS.
- AN EASEMENT FOR UTILITIES AND ALL OTHER MATTERS AS SET FORTH THEREIN, RECORDED IN 2006-3378718 OF OFFICIAL RECORDS.

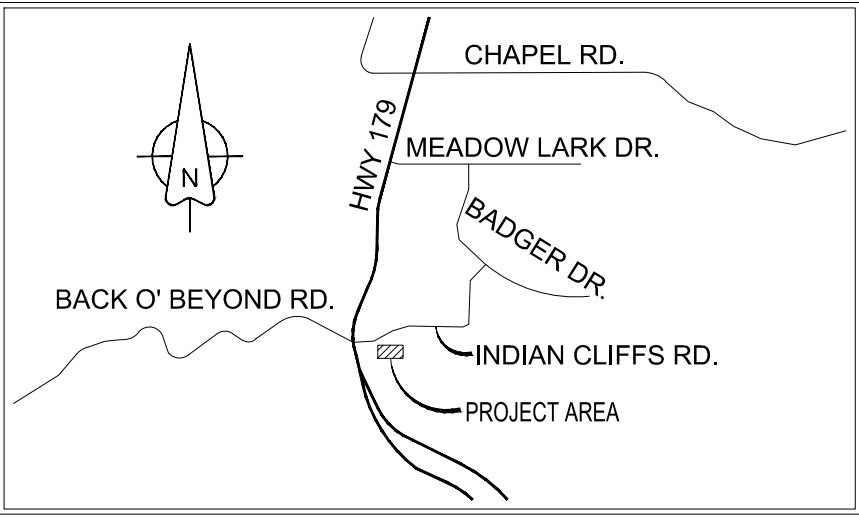
ITEMS 1 THRU 3, 5, 8, AND 15 THRU 20 OF THE CLIENT PROVIDED TITLE REPORT DO NOT CONTAIN GRAPHICALLY PLOTTABLE EASEMENTS, SETBACKS, RESTRICTIONS OR OTHER ENCUMBRANCES. THE SURVEYOR CANNOT GUARANTEE THAT NON-PLOTTABLE ENCUMBRANCES DO NOT EXIST THAT MAY AFFECT THE SUBJECT LEASED PREMISES.

SURVEYOR NOTES

- ALL TITLE INFORMATION IS BASED UPON A COMMITMENT FOR TITLE INSURANCE PREPARED BY GREAT AMERICAN TITLE AGENCY, ORDER NO.: 21503601 EFFECTIVE DATE: 08/28/2015.
- SURVEYOR HAS NOT PERFORMED A SEARCH OF PUBLIC RECORDS TO DETERMINE ANY DEFECT IN TITLE.
- THE BOUNDARY SHOWN HEREON IS PLOTTED FROM RECORD INFORMATION AND DOES NOT CONSTITUTE A BOUNDARY SURVEY OF THE PROPERTY.
- SURVEYOR DOES NOT GUARANTEE THAT ALL UTILITIES ARE SHOWN OR THEIR LOCATIONS. IT IS THE RESPONSIBILITY OF THE CONTRACTOR AND DEVELOPER TO CONTACT BLUE STAKE AND ANY OTHER INVOLVED AGENCIES TO LOCATE ALL UTILITIES PRIOR TO CONSTRUCTION. REMOVAL, RELOCATION AND/ OR REPLACEMENT IS THE RESPONSIBILITY OF THE CONTRACTOR.

PROJECT META DATA

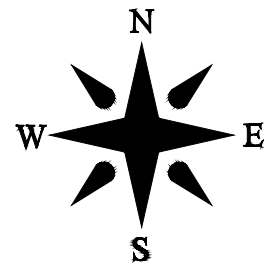
- ELEVATIONS SHOWN HEREON ARE REPRESENTED IN NORTH AMERICAN VERTICAL DATUM OF 1988 (NAVD88) ESTABLISHED FROM GPS DERIVED ELLIPSOID HEIGHTS, APPLYING GEOID 09 SEPARATIONS CONSTRAINING TO NGS CORS STATIONS PROVIDED IN THE "ONLINE POSITIONING USER SERVICE" (OPUS) SOLUTION FOR THIS SPECIFIC SITE.
- BEARINGS SHOWN HEREON ARE BASED UPON U.S. STATE PLANE NAD83 COORDINATE SYSTEM ARIZONA STATE PLANE COORDINATE ZONE CENTRAL, DETERMINED BY GPS OBSERVATIONS.
- FIELD WORK FOR THIS PROJECT WAS PERFORMED ON 09/23/15.



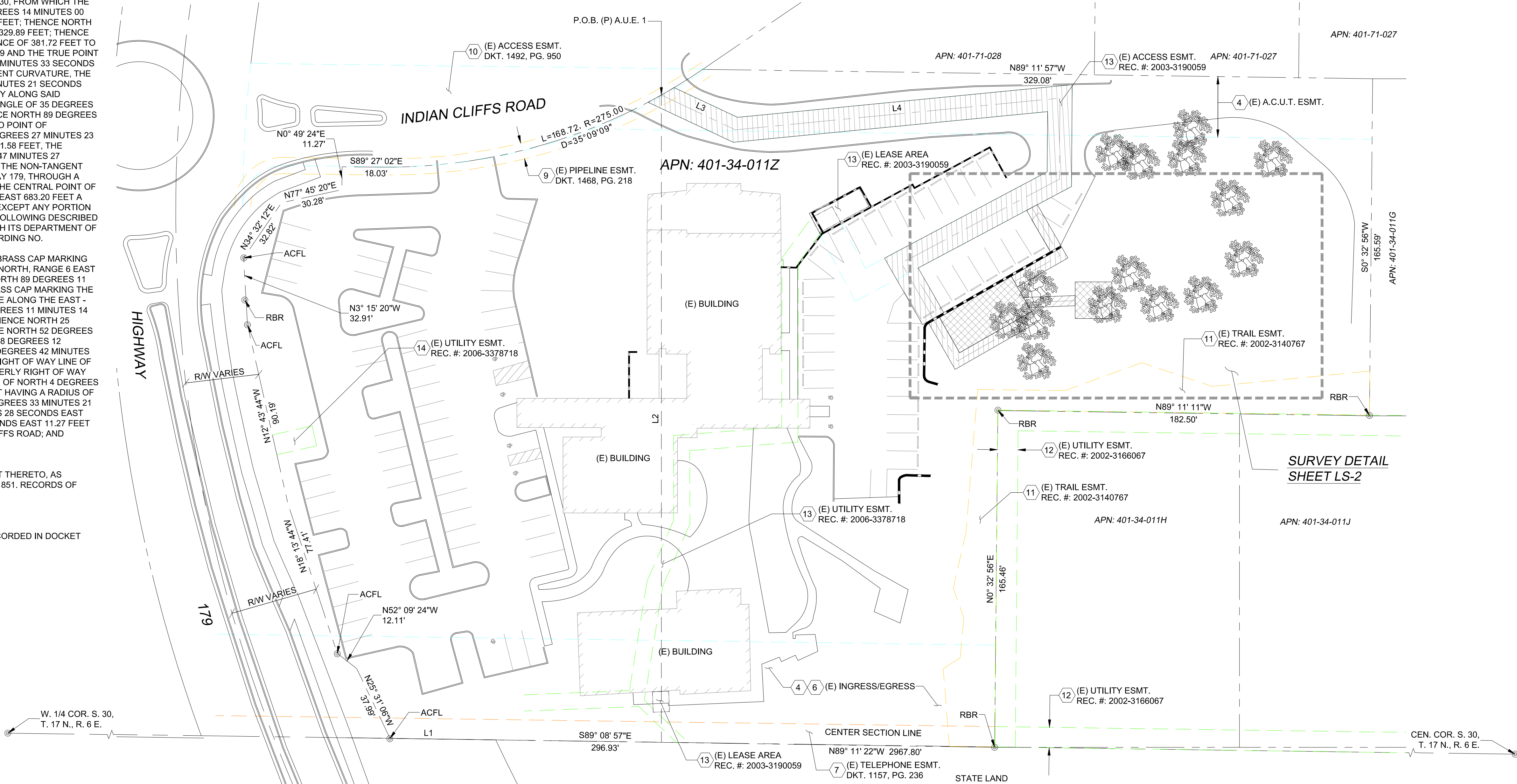
VICINITY MAP
N. T. S.

LEGEND

- FOUND AS NOTED
- D/W ACCESS DRIVEWAY
- ESMT. EASEMENT
- A.C.U.T. ACCESS UTILITY EASEMENT
- R/W RIGHT OF WAY
- DECIDUOUS TREE
- CURB STOP
- HANDICAP
- BREAKLINE
- SCHEDULE B HEX
- POSITION OF GEODETIC COORDINATES
- PROPERTY LINE
- PROPERTY LINE (OTHER)
- SECTION LINE
- CENTERLINE
- EASEMENT LINE
- LEASE LINE



BOUNDARY DETAIL
SCALE: 1" = 80'




SUN STATE TOWERS
1426 NORTH MARVIN STREET #101
GILBERT, AZ 85233
PHONE: 480-664-9588 - FAX 480-664-9850


PINNACLE
CONSULTING, INC.
Construction - Project Management - Site Development

1426 N. MARVIN STREET # 101
GILBERT, AZ 85233

FIELD BY:	JTS
DRAWN BY:	JTJ
CHECKED BY:	RLF

REVISIONS		
2	12/22/15	FINAL
1	10/01/15	PRELIMINARY
NO.	DATE	DESCRIPTION


RLF
CONSULTING
LAND SURVEY • MAPPING SOLUTIONS
1214 N. STADEM DR. • TEMPE, AZ 85281
WWW.RLFCONSULTING.COM • 480-445-9299


EXPIRES 03/31/18

REUSE OF DOCUMENT
THE IDEAS & DESIGN INCORPORATED HEREON, AS AN INSTRUMENT OF PROFESSIONAL SERVICE, IS THE PROPERTY OF RLF CONSULTING, LLC & IS NOT TO BE USED FOR ANY OTHER PROJECT WITHOUT WRITTEN AUTHORIZATION OF RLF CONSULTING, LLC.

PROJECT No.
10008226
SITE NAME:
AZ2 RUFOUS

SITE ADDRESS:
**110 INDIAN CLIFFS DR.
SEDONA AZ, 86336**

SHEET TITLE:
BOUNDARY DETAIL

SHEET NO. LS-1	REVISION:
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LESSEE ACCESS/UTILITY EASMENT 1 LEGAL DESCRIPTION
A 12.00 FOOT WIDE STRIP OF LAND, BEING A PORTION OF OF THE NORTHWEST QUARTER OF SECTION 30, TOWNSHIP 17 NORTH, RANGE 6 EAST OF THE GILA AND SALT RIVER BASE AND MERIDIAN IN COCONINO COUNTY, ARIZONA, LYING 6.00 FEET ON EACH SIDE OF THE FOLLOWING DESCRIBED CENTERLINE:

COMMENCING AT THE WEST QUARTER CORNER OF SAID SECTION 30 FROM WHICH THE CENTER QUARTER CORNER BEARS SOUTH 89°11'12" EAST 2967.8 FEET; THENCE SOUTH 89°11'22" EAST ALONG THE SOUTH LINE OF SAID NORTHWEST QUARTER, 590.04 FEET; THENCE DEPARTING SAID SOUTH LINE NORTH 00°00'00" EAST, 317.92 FEET; THENCE SOUTH 64°50'32" EAST, 40.18 FEET; THENCE NORTH 84°25'11" EAST, 160.11 FEET; THENCE SOUTH 00°24'11" WEST, 39.82 FEET; THENCE SOUTH 62°02'17" WEST, 87.87 FEET; THENCE SOUTH 29°45'36" EAST, 31.46 FEET TO THE POINT OF BEGINNING.

THENCE SOUTH 64°50'32" EAST, 40.18 FEET; THENCE NORTH 84°25'11" EAST, 160.11 FEET; THENCE SOUTH 00°24'11" WEST, 39.82 FEET; THENCE SOUTH 62°02'17" WEST, 87.87 FEET; THENCE SOUTH 29°45'36" EAST, 31.46 FEET TO THE POINT OF TERMINUS.

SIDELINES SHALL BE LENGTHENED OR SHORTENED TO FORM ONE CONTIGUOUS PARCEL.

LESSEE ACCESS/UTILITY EASMENT 2 LEGAL DESCRIPTION
A 6.00 FOOT WIDE STRIP OF LAND, BEING A PORTION OF OF THE NORTHWEST QUARTER OF SECTION 30, TOWNSHIP 17 NORTH, RANGE 6 EAST OF THE GILA AND SALT RIVER BASE AND MERIDIAN IN COCONINO COUNTY, ARIZONA, LYING 3.00 FEET ON EACH SIDE OF THE FOLLOWING DESCRIBED CENTERLINE:

COMMENCING AT THE WEST QUARTER CORNER OF SAID SECTION 30 FROM WHICH THE CENTER QUARTER CORNER BEARS SOUTH 89°11'12" EAST 2967.8 FEET; THENCE SOUTH 89°11'22" EAST ALONG THE SOUTH LINE OF SAID NORTHWEST QUARTER, 590.04 FEET; THENCE DEPARTING SAID SOUTH LINE NORTH 00°00'00" EAST, 317.92 FEET; THENCE SOUTH 64°50'32" EAST, 40.18 FEET; THENCE NORTH 84°25'11" EAST, 160.11 FEET; THENCE SOUTH 00°24'11" WEST, 39.82 FEET; THENCE SOUTH 62°02'17" WEST, 87.87 FEET; THENCE SOUTH 29°45'36" EAST, 31.46 FEET TO THE POINT OF BEGINNING;

THENCE SOUTH 29°45'36" EAST, 24.00 FEET; THENCE NORTH 60°14'24" EAST, 43.66 FEET TO THE POINT OF TERMINUS.

SIDELINES SHALL BE LENGTHENED OR SHORTENED TO FORM ONE CONTIGUOUS PARCEL.

LESSEE LEASE AREA 1 LEGAL DESCRIPTION
A PORTION OF OF THE NORTHWEST QUARTER OF SECTION 30, TOWNSHIP 17 NORTH, RANGE 6 EAST OF THE GILA AND SALT RIVER BASE AND MERIDIAN IN COCONINO COUNTY, ARIZONA, DESCRIBED AS FOLLOWS:

COMMENCING AT THE WEST QUARTER CORNER OF SAID SECTION 30 FROM WHICH THE CENTER QUARTER CORNER BEARS SOUTH 89°11'12" EAST 2967.8 FEET; THENCE SOUTH 89°11'22" EAST ALONG THE SOUTH LINE OF SAID NORTHWEST QUARTER, 590.04 FEET; THENCE DEPARTING SAID SOUTH LINE NORTH 00°00'00" EAST, 317.92 FEET; THENCE SOUTH 64°50'32" EAST, 40.18 FEET; THENCE NORTH 84°25'11" EAST, 160.11 FEET; THENCE SOUTH 00°24'11" WEST, 39.82 FEET; THENCE SOUTH 62°02'17" WEST, 87.87 FEET; THENCE SOUTH 29°45'36" EAST, 31.46 FEET; THENCE SOUTH 29°45'36" EAST, 24.00 FEET; THENCE NORTH 60°14'24" EAST, 43.66 FEET; THENCE NORTH 29°45'36" WEST, 3.00 FEET TO THE POINT OF BEGINNING.

THENCE NORTH 29°45'36" WEST, 5.21 FEET; THENCE NORTH 29°45'36" WEST, 11.79 FEET; THENCE NORTH 29°45'36" WEST, 3.00 FEET; THENCE SOUTH 60°14'24" WEST, 40.67 FEET; THENCE SOUTH 29°45'36" EAST, 20.00 FEET; THENCE NORTH 60°14'24" EAST, 40.67 FEET TO THE POINT OF BEGINNING.

LESSEE UTILITY EASEMENT 1 LEGAL DESCRIPTION
A 5.00 FOOT WIDE STRIP OF LAND, BEING A PORTION OF OF THE NORTHWEST QUARTER OF SECTION 30, TOWNSHIP 17 NORTH, RANGE 6 EAST OF THE GILA AND SALT RIVER BASE AND MERIDIAN IN COCONINO COUNTY, ARIZONA, LYING 2.50 FEET ON EACH SIDE OF THE FOLLOWING DESCRIBED CENTERLINE:

COMMENCING AT THE WEST QUARTER CORNER OF SAID SECTION 30 FROM WHICH THE CENTER QUARTER CORNER BEARS SOUTH 89°11'12" EAST 2967.8 FEET; THENCE SOUTH 89°11'22" EAST ALONG THE SOUTH LINE OF SAID NORTHWEST QUARTER, 590.04 FEET; THENCE DEPARTING SAID SOUTH LINE NORTH 00°00'00" EAST, 317.92 FEET; THENCE SOUTH 64°50'32" EAST, 40.18 FEET; THENCE NORTH 84°25'11" EAST, 160.11 FEET; THENCE SOUTH 00°24'11" WEST, 39.82 FEET; THENCE SOUTH 62°02'17" WEST, 87.87 FEET; THENCE SOUTH 29°45'36" EAST, 31.46 FEET; THENCE SOUTH 29°45'36" EAST, 24.00 FEET; THENCE NORTH 60°14'24" EAST, 43.66 FEET; THENCE NORTH 29°45'36" WEST, 3.00 FEET; THENCE NORTH 29°45'36" WEST, 5.21 FEET TO THE POINT OF BEGINNING;

THENCE NORTH 87°51'05" EAST, 24.02 FEET TO THE POINT OF TERMINUS.

SIDELINES SHALL BE LENGTHENED OR SHORTENED TO FORM ONE CONTIGUOUS PARCEL.

LESSEE LEASE AREA 2 LEGAL DESCRIPTION
A PORTION OF OF THE NORTHWEST QUARTER OF SECTION 30, TOWNSHIP 17 NORTH, RANGE 6 EAST OF THE GILA AND SALT RIVER BASE AND MERIDIAN IN COCONINO COUNTY, ARIZONA, DESCRIBED AS FOLLOWS:

COMMENCING AT THE WEST QUARTER CORNER OF SAID SECTION 30 FROM WHICH THE CENTER QUARTER CORNER BEARS SOUTH 89°11'12" EAST 2967.8 FEET; THENCE SOUTH 89°11'22" EAST ALONG THE SOUTH LINE OF SAID NORTHWEST QUARTER, 590.04 FEET; THENCE DEPARTING SAID SOUTH LINE NORTH 00°00'00" EAST, 317.92 FEET; THENCE SOUTH 64°50'32" EAST, 40.18 FEET; THENCE NORTH 84°25'11" EAST, 160.11 FEET; THENCE SOUTH 00°24'11" WEST, 39.82 FEET; THENCE SOUTH 62°02'17" WEST, 87.87 FEET; THENCE SOUTH 29°45'36" EAST, 31.46 FEET; THENCE SOUTH 29°45'36" EAST, 24.00 FEET; THENCE NORTH 60°14'24" EAST, 43.66 FEET; THENCE NORTH 29°45'36" WEST, 3.00 FEET; THENCE NORTH 29°45'36" WEST, 5.21 FEET; THENCE NORTH 87°51'05" EAST, 24.02 FEET TO THE POINT OF BEGINNING;

THENCE NORTH 00°00'00" EAST, 9.20 FEET; THENCE NORTH 90°00'00" EAST, 18.00 FEET; THENCE SOUTH 00°00'00" EAST, 18.00 FEET; THENCE NORTH 90°00'00" WEST, 18.00 FEET; THENCE NORTH 00°00'00" EAST, 8.80 FEET TO THE POINT OF BEGINNING.

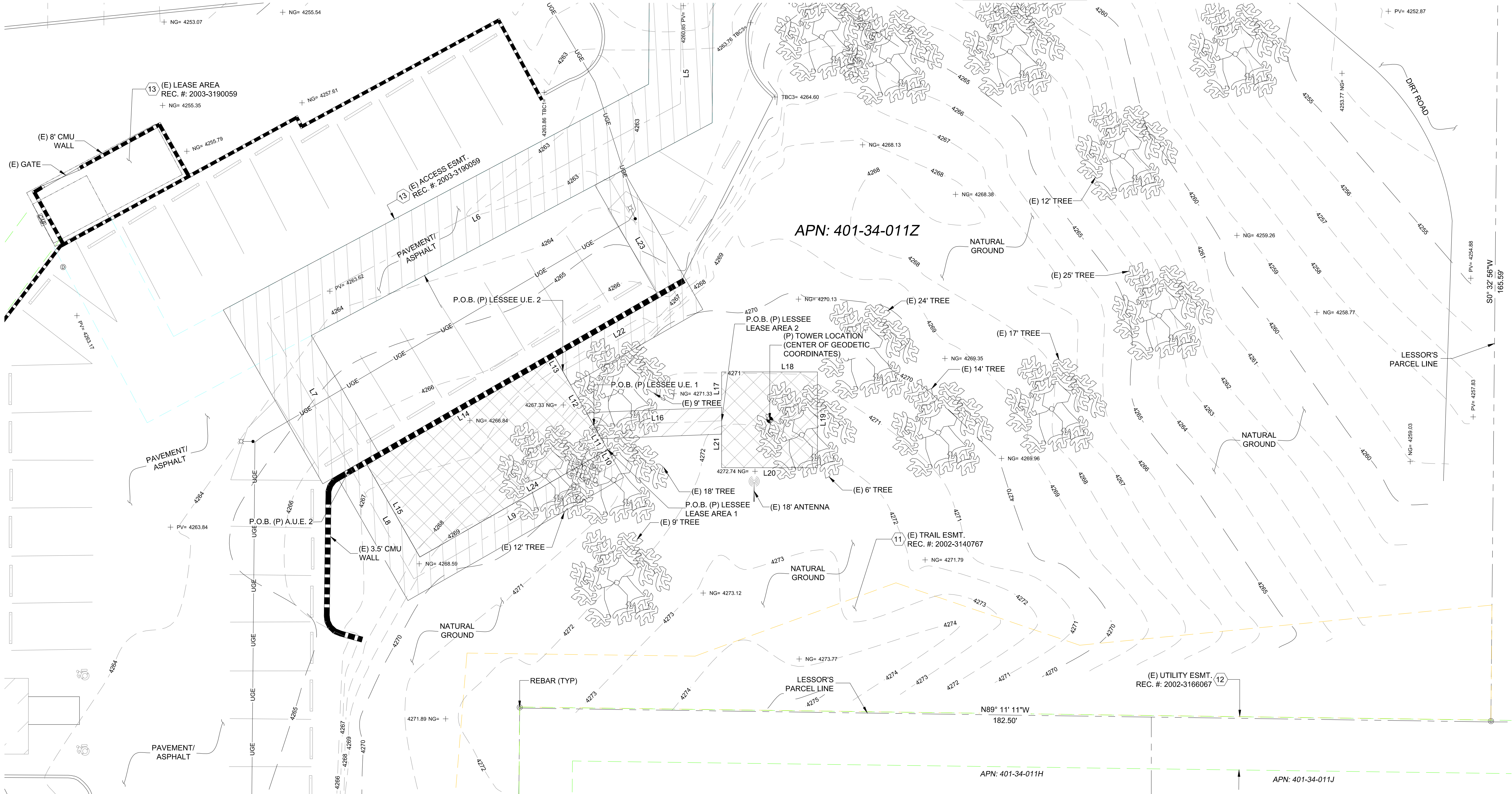
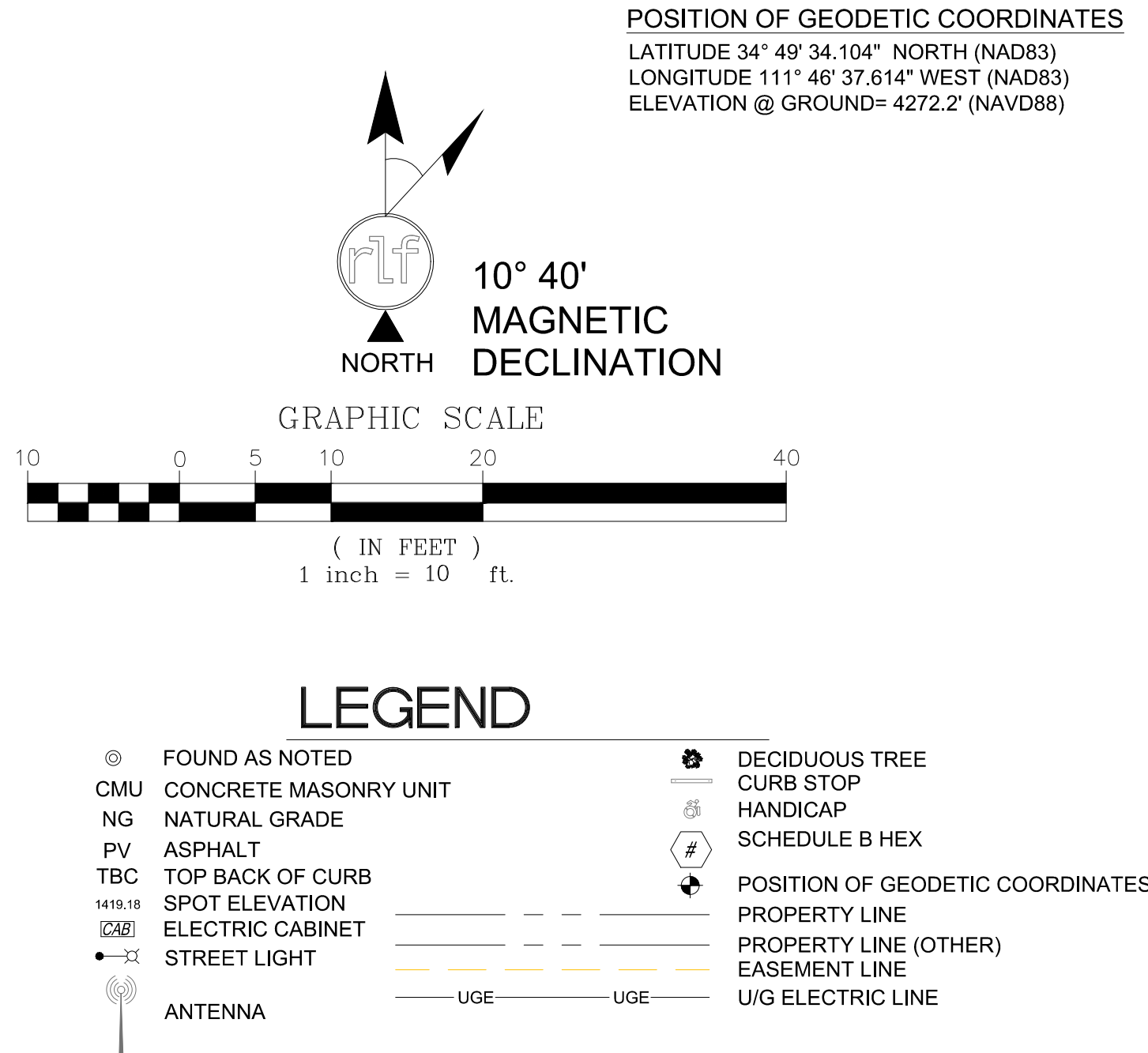
LESSEE UTILITY EASEMENT 2 LEGAL DESCRIPTION
A 6.00 FOOT WIDE STRIP OF LAND, BEING A PORTION OF OF THE NORTHWEST QUARTER OF SECTION 30, TOWNSHIP 17 NORTH, RANGE 6 EAST OF THE GILA AND SALT RIVER BASE AND MERIDIAN IN COCONINO COUNTY, ARIZONA, LYING 3.00 FEET ON EACH SIDE OF THE FOLLOWING DESCRIBED CENTERLINE:

COMMENCING AT THE WEST QUARTER CORNER OF SAID SECTION 30 FROM WHICH THE CENTER QUARTER CORNER BEARS SOUTH 89°11'12" EAST 2967.8 FEET; THENCE SOUTH 89°11'22" EAST ALONG THE SOUTH LINE OF SAID NORTHWEST QUARTER, 590.04 FEET; THENCE DEPARTING SAID SOUTH LINE NORTH 00°00'00" EAST, 317.92 FEET; THENCE SOUTH 64°50'32" EAST, 40.18 FEET; THENCE NORTH 84°25'11" EAST, 160.11 FEET; THENCE SOUTH 00°24'11" WEST, 39.82 FEET; THENCE SOUTH 62°02'17" WEST, 87.87 FEET; THENCE SOUTH 29°45'36" EAST, 31.46 FEET; THENCE SOUTH 29°45'36" EAST, 24.00 FEET; THENCE NORTH 60°14'24" EAST, 43.66 FEET; THENCE NORTH 29°45'36" WEST, 3.00 FEET; THENCE NORTH 29°45'36" WEST, 5.21 FEET; THENCE NORTH 29°45'36" WEST, 11.79 FEET TO THE POINT OF BEGINNING;

THENCE NORTH 60°13'36" EAST, 25.61 FEET; THENCE NORTH 29°46'24" WEST, 27.28 FEET TO THE POINT OF TERMINUS.

SIDELINES SHALL BE LENGTHENED OR SHORTENED TO FORM ONE CONTIGUOUS PARCEL.

LINE TABLE		
LINE	LENGTH	BEARING
L1	590.04	S89° 11' 22"E
L2	317.92	N0° 00' 00"E
L3	40.18	S64° 50' 32"E
L4	160.11	N84° 25' 11"E
L5	39.82	S0° 24' 11"W
L6	87.87	S62° 02' 17"W
L7	31.46	S29° 45' 36"E
L8	24.00	S29° 45' 36"E
L9	43.66	N60° 14' 24"E
L10	3.00	N29° 45' 36"W
L11	5.21	N29° 45' 36"W
L12	11.79	N29° 45' 36"W
L13	3.00	N29° 45' 36"W
L14	40.67	S60° 14' 24"W
L15	20.00	S29° 45' 36"E
L16	24.02	N87° 51' 05"E
L17	9.20	N0° 00' 00"E
L18	18.00	N90° 00' 00"E
L19	18.00	S0° 00' 00"E
L20	18.00	N90° 00' 00"W
L21	8.80	N0° 00' 00"E
L22	25.61	N60° 13' 36"E
L23	27.28	N29° 46' 24"W
L24	40.67	N60° 14' 24"E



SUN STATE TOWERS
1426 NORTH MARVIN STREET #101
GILBERT, AZ 85233
PHONE: 480-664-9588 - FAX 480-664-9850

PINNACLE
CONSULTING, INC.
Construction - Project Management - Site Development

1426 N. MARVIN STREET # 101
GILBERT, AZ 85233

FIELD BY:	JTS
DRAWN BY:	JTJ
CHECKED BY:	RLF

REVISIONS		
1	12/22/15	FINAL
1	10/01/15	PRELIMINARY
NO.	DATE	DESCRIPTION

RLF
CONSULTING

LAND SURVEY • MAPPING SOLUTIONS
1241 N. STADEM DR. • TEMPE AZ 85281
WWW.RLFCONSULTING.COM • 480-445-0269

REGISTERED LAND SURVEYOR
44007
RYAN L. FIDLER
State Expires 12/31/18
ARIZONA, U.S.A.
EXPIRES 03/31/18

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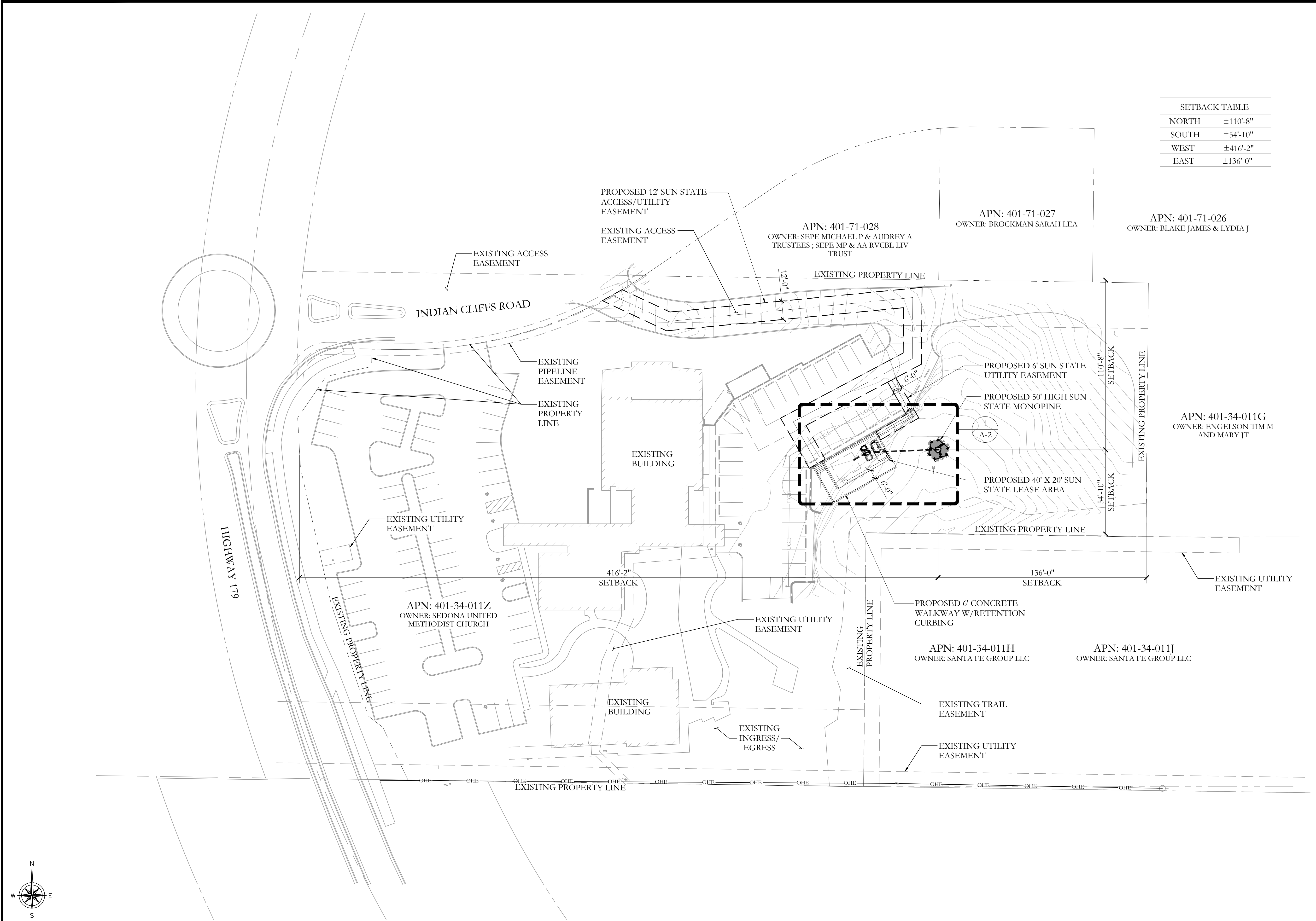
PROJECT No.
10008226

SITE NAME:
AZ2 RUFOUS

SITE ADDRESS:
**110 INDIAN CLIFFS DR.
SEDONA AZ, 86336**

SHEET TITLE:
SURVEY DETAIL

SHEET NO. LS-2	REVISION:
--------------------------	-----------



SETBACK TABLE	
NORTH	±110'-8"
SOUTH	±54'-10"
WEST	±416'-2"
EAST	±136'-0"

PREPARED FOR:

verizon

126 W. GEMINI DR. TEMPE, AZ 85283
PHONE: (480) 777-4360
FAX: (480) 777-4391

CONSULTING FIRM

SUN STATE TOWERS

1426 NORTH MARVIN STREET #101
GILBERT, AZ 85233
PHONE: 480-664-9588 - FAX 480-664-9850

PROJECT NO:	0000
DRAWN BY:	JMC
CHECKED BY:	GH

REV	DATE	DESCRIPTION
0	1/18/16	100% ISSUE FOR SUBMITTAL
A	12/16/15	90% ISSUE FOR REVIEW

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ONLY
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CONSTRUCTION

AZ09-032 MEADOW/
AZ2 RUFOUS

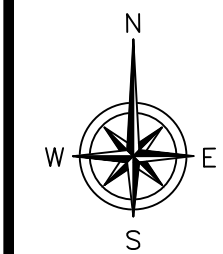
110 INDIAN CLIFFS ROAD
SEDONA, AZ 86336

SHEET TITLE

SITE PLAN

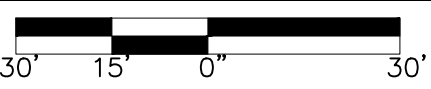
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A-1

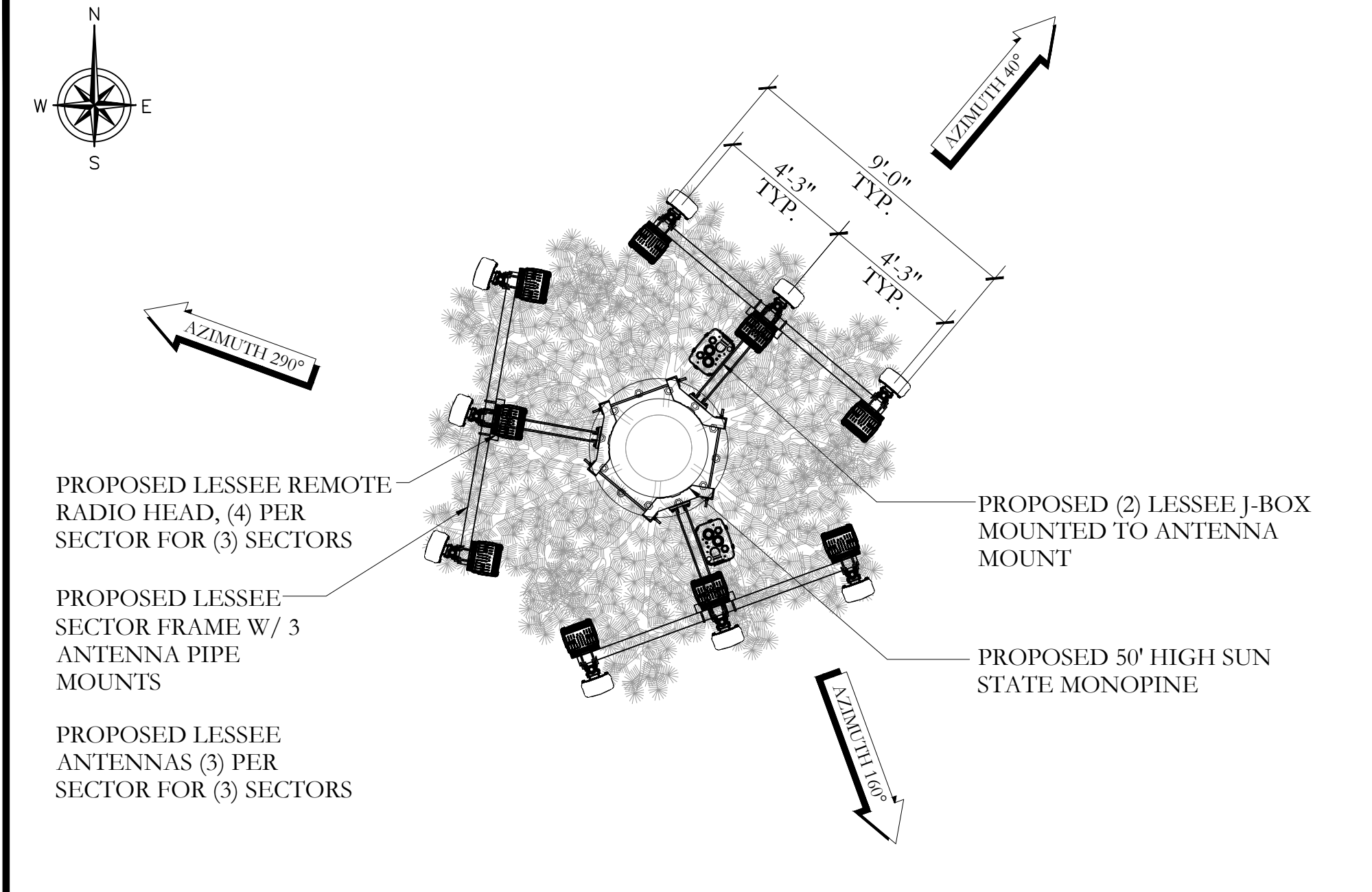


SITE PLAN

24"x36" SCALE: 1" = 30'-0"
11"x17" SCALE: 1" = 60'-0"



1



ANTENNA PLAN

24"x36" SCALE: 1/4" = 1'-0"
11"x17" SCALE: 1/8" = 1'-0"

4' 3' 2' 1' 0' 4'

2

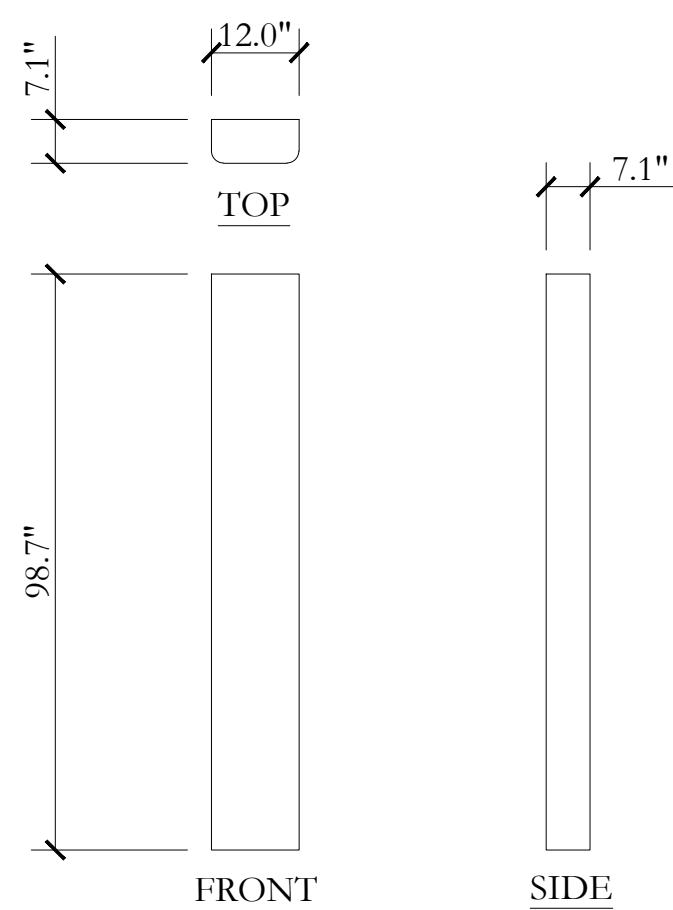
PROPOSED COAXIAL CABLE TABLE					
SECTOR	AZIMUTH	LENGTH	NO.	SIZE	TYPE
ALPHA	40°	±100'-0"	-	-	-
BETA	160°	±100'-0"	(2)	1-5/8"	8X8 HYBRIFLEX
GAMMA	290°	±100'-0"	-	-	-

NOTE:
ALL AZIMUTHS SHOWN ARE RELATIVE TO TRUE NORTH, UNLESS NOTED OTHERWISE

*IT SHALL BE THE CONTRACTORS RESPONSIBILITY TO VERIFY AZIMUTHS DEPICTED HEREIN WITH RF DEPARTMENT PRIOR TO INSTALLING ANTENNAS.

COAX CABLE TABLE

3



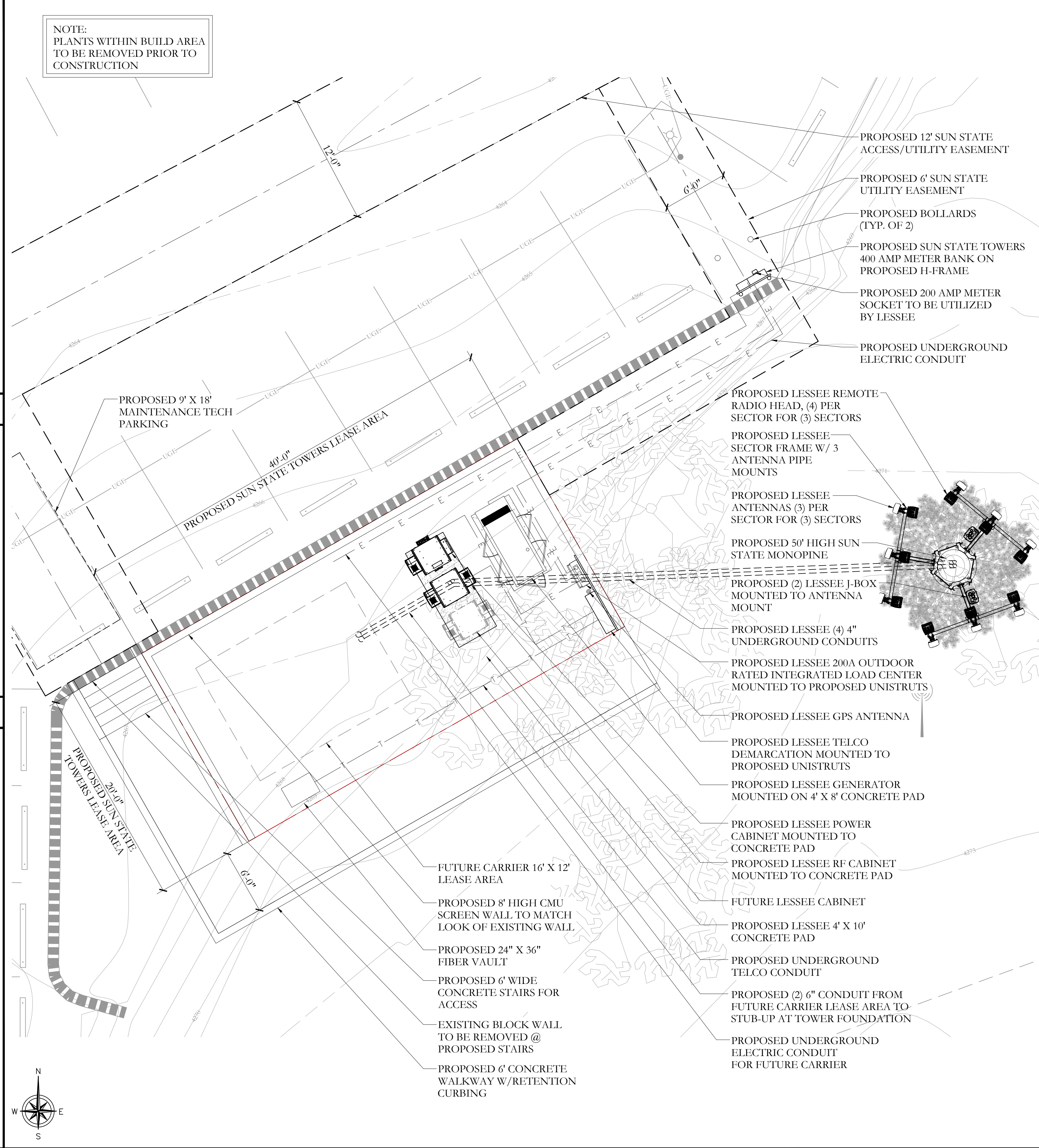
PROPOSED ANTENNA SPECIFICATIONS				
MAKE	HEIGHT	WIDTH	DEEP	SECTOR
ANTEL	98.7"	12.0	7.1	ALPHA, BETA, & GAMMA

ANTENNA DETAIL

24"x36" SCALE: 3/8" = 1'-0"
11"x17" SCALE: 3/16" = 1'-0"

2' 1' 0' 2'

4



ENLARGED SITE PLAN

24"x36" SCALE: 3/16" = 1'-0"
11"x17" SCALE: 3/32" = 1'-0"

4' 2' 0' 4'

1

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GILBERT, AZ 85233
PHONE: 480-664-9588 - FAX 480-664-9850

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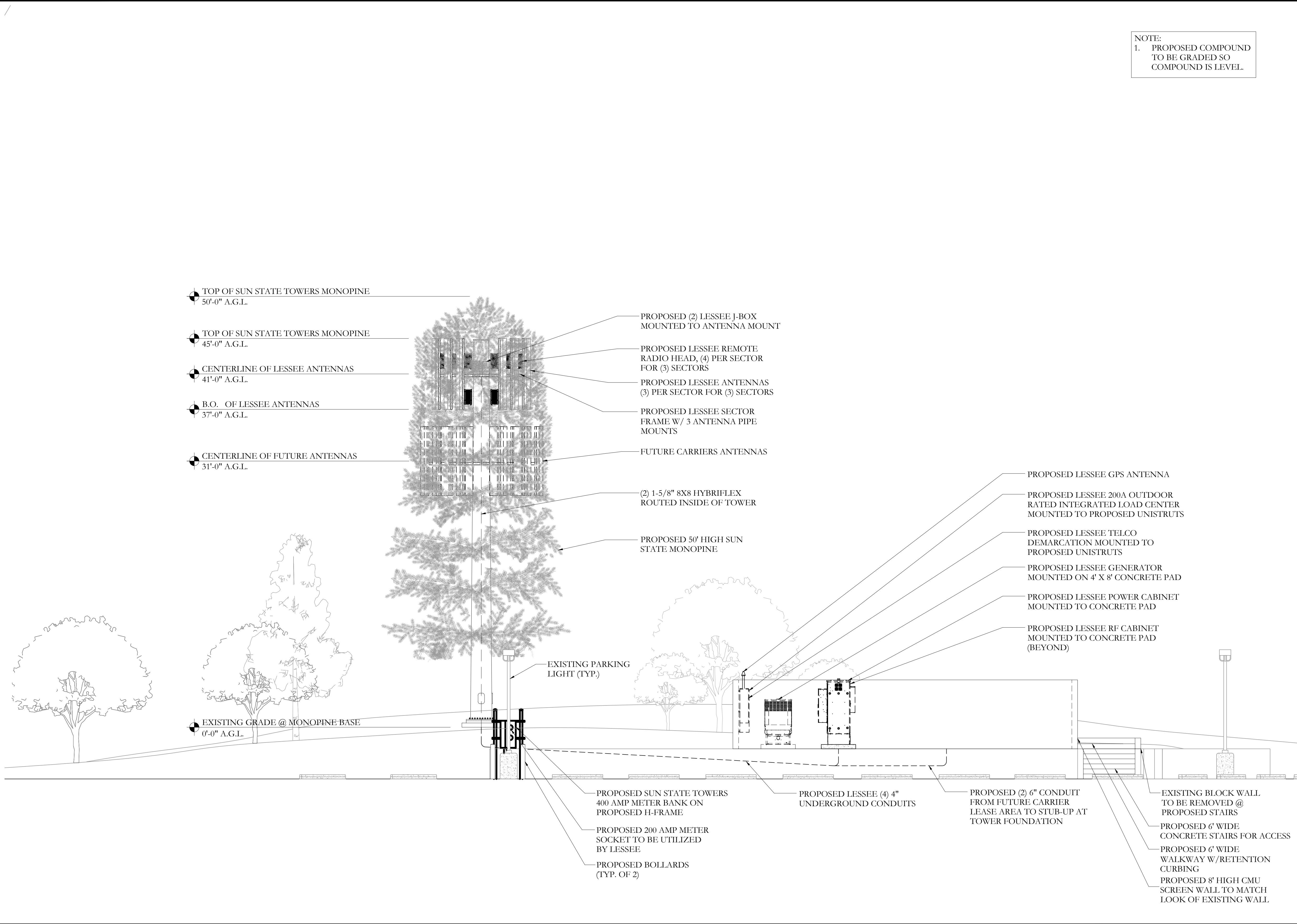
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AZ2 RUFIOUS

110 INDIAN CLIFFS ROAD
SEDONA, AZ 86336

SHEET TITLE
ENLARGED SITE
PLAN

SHEET NUMBER
A-2



NOTE:
1. PROPOSED COMPOUND
TO BE GRADED SO
COMPOUND IS LEVEL.

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PHONE: (480) 777-4360
FAX: (480) 777-4391

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SEDONA, AZ 86336

SHEET TITLE

ELEVATIONS

SHEET NUMBER

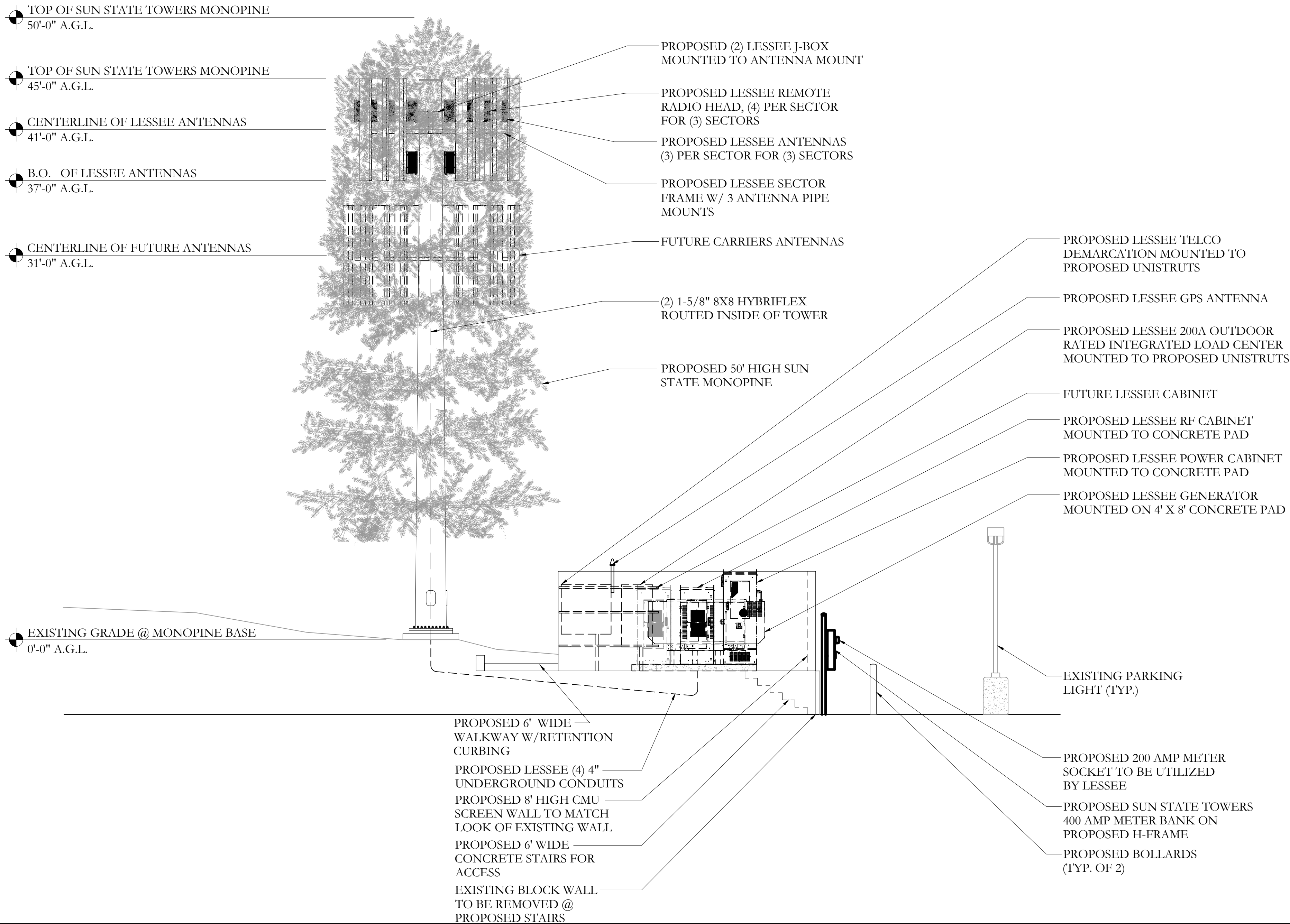
A-3

NORTHWEST ELEVATION

24"x36" SCALE: 3/16" = 1'-0"
11"x17" SCALE: 3/32" = 1'-0"



NOTE:
1. PROPOSED COMPOUND
TO BE GRADED SO
COMPOUND IS LEVEL.



NORTHEAST ELEVATION

24"x36" SCALE: 3/16" = 1'-0"
11"x17" SCALE: 3/32" = 1'-0"



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TOWERS**

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SEDONA, AZ 86336

SHEET TITLE

ELEVATIONS

SHEET NUMBER

A-4